

165.0

0004

0001.0

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONTotal Card / Total Parcel  
1,035,300 / 1,035,300

APPRaised:

1,035,300 / 1,035,300

USE VALUE:

1,035,300 / 1,035,300

ASSESSED:

1,035,300 / 1,035,300


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
18		ASHLAND ST, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: FINNEY DAVID E	
Owner 2:	
Owner 3:	

Street 1: 18 ASHLAND ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

**PREVIOUS OWNER**

Owner 1: FINNEY DAVID E -

Owner 2: ZEPF DEIDRE A -

Street 1: 18 ASHLAND ST

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

**NARRATIVE DESCRIPTION**

This parcel contains 9,000 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1935, having primarily Wood Shingle Exterior and 3065 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9000		Sq. Ft.	Site		0	70.	0.77	8									483,002						483,000	

**IN PROCESS APPRAISAL SUMMARY**

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		9000.000	552,300		483,000	1,035,300			109304
									GIS Ref
									GIS Ref
									Insp Date
									08/03/18

**PREVIOUS ASSESSMENT**

Parcel ID								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	101	FV	552,300	0	9,000.	483,000	1,035,300	1,035,300 Year End Roll
2019	101	FV	418,000	0	9,000.	483,000	901,000	901,000 Year End Roll
2018	101	FV	431,700	0	9,000.	427,800	859,500	859,500 Year End Roll
2017	101	FV	431,700	0	9,000.	358,800	790,500	790,500 Year End Roll
2016	101	FV	431,700	0	9,000.	358,800	790,500	790,500 Year End
2015	101	FV	401,100	0	9,000.	310,500	711,600	711,600 Year End Roll
2014	101	FV	401,100	0	9,000.	300,200	701,300	701,300 Year End Roll
2013	101	FV	401,100	0	9,000.	285,700	686,800	686,800

**SALES INFORMATION**

TAX DISTRICT		PAT ACCT.							
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FINNEY DAVID E,	70660-551		2/23/2018	Convenience		1	No	No	
FOLEY FRANCIS X	38973-446		4/29/2003		590,000	No	No		
	11918-520		11/16/1970		35,000	No	No	N	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/30/2020	1183	Heat App	6,053	C				
9/9/2009	828	Demo Poo	2,000					
4/13/2006	265	Redo Kit	44,000		G7	GR FY07	& FAM RM & REPL WN	
4/11/2005	235	Re-Roof	7,990	C				
6/13/1996	250		3,000				REMODEL BATH	
5/26/1995	281	Manual	4,000				REBUILD WDK TO 14X	

**ACTIVITY INFORMATION**

Date	Result	By	Name
8/3/2018	MEAS&NOTICE	CC	Chris C
12/22/2008	Measured	294	PATRIOT
10/26/2005	Fieldrev-Chg	BR	B Rossignol
1/27/2000	Inspected	276	PATRIOT
12/28/1999	Mailer Sent		
12/8/1999	Measured	263	PATRIOT
7/1/1990		PM	Peter M
Sign:	VERIFICATION OF VISIT NOT DATA		/ / /

